

General Warranty Deed Record 81.

DEED—GENERAL WARRANTY.

STATE OF OKLAHOMA, Tulsa County, ss.

This instrument was filed for record on the 21 day
of Feb A. D. 1912, at 10¹⁵ o'clock A.M.,
and duly recorded in book _____ on page _____
Fee, \$ _____ in advance. H. H. Hickey Seal
Register of Deeds.

This Indenture, Made this 17th day of February A. D. 1912.
between M. C. Duncan and Mary Duncan, husband and wife
Tulsa County, in the State of Oklahoma, of the first part, and John Barrett
_____ of the second part.

WITNESSETH, The said part 1 of the first part, in consideration of the sum of
Twenty-eight hundred Fifty and 20/100 Dollars,
the receipt of which is hereby acknowledged, do by these presents grant, bargain, sell and convey unto the said part 2 of the second part,
his heirs and assigns, all of the following described real estate, situated in the County of Tulsa and
State of Oklahoma, to-wit:

all of Lot Nine (9) in Block Five (5) in Stansbery
addition to the City of Tulsa, in Tulsa County, Oklahoma
as shown by the recorded plat thereof.

Name "First Stansbery Addition" in deed by same grantors to
same grantee, recorded in book 56, page 227 is and was
intended to be "Stansbery Addition" and this deed is made
to correct said error and for no other purpose

To have and to hold the same, together with all and singular the tenements, hereditaments and appurtenances thereunto belonging or in
any wise appertaining forever.

And said M. C. Duncan and Mary Duncan his wife for themselves
for their heirs, executors or administrators, do hereby covenant, promise and agree to and with said part 2 of the second part, that
at the delivery of these presents they are lawfully seized in their own right of an absolute and indefeasible estate of inheri-
tance, in fee simple, of, in and to all and singular the above granted and described premises, with the appurtenances; that the same are free,
clear, discharged and unincumbered of and from all former grants, titles, charges, judgments, taxes, assessments and incumbrances, of what
nature and kind soever, except mortgaged, one for \$600 dated March the 8th 1908 at 6%
due March 1912 and one for \$200 made payable to the Interstate Mortgage Company
and that they will warrant and forever defend the title to the same unto said part 2 of the second part his heirs and assigns, against
said part 1 of the first part and their heirs and all and every person whomsoever, lawfully claiming or to claim the same.

IN WITNESS WHEREOF, The said part 1 of the first part have hereunto set their hand the day and year above written.

Signature M. C. Duncan
Mary Duncan

STATE OF OKLAHOMA,

Tulsa

County.

Before me, R. E. Berger

a Notary Public in and for the said County and State, on this 17 day of February 1912, personally
appeared M. C. Duncan and Mary Duncan his wife
and _____ to me known to be the identical person who executed the within and
foregoing instrument, and acknowledged to me that they executed the same as their free and voluntary act and deed for the uses and
purposes therein set forth.

My commission expires March 11-1912SealR. E. Berger

Notary Public.